



MINUTES
REGULAR MEETINGS
OF THE
ROCKLIN CITY COUNCIL
AND
ROCKLIN REDEVELOPMENT AGENCY

01/25/2005

TIME: 7:30 PM

PLACE: Council Chambers, 3970 Rocklin Road
www.ci.rocklin.ca.us

1. The Regular Meetings of the Rocklin City Council and Rocklin Redevelopment Agency convened at 7:32 p.m. Mayor/Chairman Hill presiding.
2. Mayor Hill led the Pledge of Allegiance
3. Roll Call:
 - A. Councilmembers: Kathy Lund, George Magnuson, Brett Storey, Ken Yorde, Mayor Peter Hill
 - B. Agency Members: Mrs. Lund, Mr. Magnuson, Mr. Storey, Mr. Yorde, Chairman Hill
 - C. City Personnel: Carlos Urrutia, City Manager
Russell Hildebrand, City Attorney
Rob Braulik, Assistant City Manager
Judy LaPorte, Director of Administrative Services
Terry Richardson, Director of Comm. Development
Sherri Abbas, Planning Services Manager
Laura Webster, Senior Planner
Pete Guisasola, Chief Building Official
Dave Palmer, Senior Engineer
Bill Mikesell, Fire Chief
Dan Ruden, Police Captain
Mark Riemer, Director of Comm. Serv. & Facilities
Barbara Ivanusich, Deputy City Clerk
 - D. Agency Personnel: Carlos Urrutia, Executive Director
Russell Hildebrand, General Counsel
Barbara Ivanusich, Deputy Secretary
 - E. Commissioners: Margaret Azevedo, Recreation Commissioner
Jack Haycock, Recreation Commissioner

Paul Ruhkala, Recreation Commissioner

OATH OF OFFICE

4. Swear-in of Recreation Commissioners

Deputy City Clerk, Barbara Ivanusich, administered the Oath of Office to Recreation Commissioners, Margaret Azevedo, Jack Haycock and Paul Ruhkala.

Mayor Peter Hill presented the Commissioners with City pins.

AGENDA REVIEW

5. Agenda Modifications

None

CONSENT CALENDAR

7. City Council & Redevelopment Agency Meeting Minutes of January 11, 2005

Council should have continued this item to February 22, 2005.

6. City Council Special Meeting Minutes of January 5, 2005

8. Resolution No. 2005-13 of the City Council of the City of Rocklin Ratifying the Consultant Services Agreement and Approving and Authorizing the City Manager to Execute Amendment No. 2 to the Consultant Services Agreement with Wallace-Kuhl & Associates, Inc. (Rocklin Police Station)

9. Resolution No. 2005-14 of the City Council of the City of Rocklin Ratifying the Consultant Services Agreement and Approving and Authorizing the City Manager to Execute Amendment No. 1 to the Consultant Services Agreement with Wallace-Kuhl & Associates, Inc. (Margaret Azevedo Park/Parcel 70)

10. Resolution No. 2005-15 of the City Council of the City of Rocklin Authorizing the City Manager to Execute an Agreement for Landscaping of Transition Tower at Midas Avenue and Related Grant of Easements (Atlantic-Del Mar Improvement Project/CSS Properties and PG&E)

11. Resolution No. 2005-16 of the City Council of the City of Rocklin Establishing Salaries for the Rocklin Police Department Classifications Pursuant to Chapter 2.48 of the Rocklin Municipal Code

12. Resolution No. 2005-17 of the City Council of the City of Rocklin Establishing Salaries for Rocklin Fire Employees for the Period of February 1, 2005 Through January 31, 2006 Pursuant to the Memorandum of Understanding Between the City of Rocklin and Rocklin Firefighter's Union Local 3847 Effective February 1, 2001 Through January 31, 2006
13. Resolution No. 2005-18 of the City Council of the City of Rocklin Amending Exhibit A to Resolution No. 2004-184 Relating to Approving Salary and Compensation Schedules and Classification Plan for 2004-2005 Fiscal Year

Motion to approve Item Nos. 7 through 13 by Councilmember Lund, seconded by Councilmember Magnuson. Passed by the following vote:

Ayes:	Lund, Magnuson, Storey, Yorde, Hill
Noes:	None
Absent:	None
Abstain:	None

CITIZENS ADDRESSING THE CITY COUNCIL

14. NAME & ADDRESS

Michael Murphy, 5503 Butte View Court, spoke regarding the City's deck/permit approval process.

Carlos Urrutia stated that without knowing the specifics of the situation, he is unable to respond. He will investigate the matter and get back to Mr. Murphy within the next couple of weeks.

PUBLIC HEARINGS

15. REDEVELOPMENT AGENCY - Resolution No. 2005-261 of the Redevelopment Agency of the City of Rocklin Approving and Adopting the Implementation Plan for the Rocklin Redevelopment Project

Carlos Urrutia introduced Don Fraser, Fraser & Associates, who briefly summarized the Implementation Plan. The Plan is divided into two sections, 1) the redevelopment component and 2) the housing component. The redevelopment component gives the history, adoption of the redevelopment plan, prior amendments and accomplishments. The housing component deals with all of the requirements for affordable housing.

Councilmember Yorde asked if the Redevelopment Agency could spend money to provide for creek crossings? Mr. Fraser responded that it could because it is a public improvement.

Michael Murphy, 5503 Butte View Court, voiced his personal objection to the Implementation Plan.

Motion to approve by Councilmember Magnuson, seconded by Councilmember Yorde. Passed by the following vote:

Ayes:	Magnuson, Yorde, Lund, Storey, Hill
Noes:	None
Absent:	None
Abstain:	None

Councilmember Magnuson thanked the Redevelopment Citizen Advisory Committee for their work.

16. Draft General Plan Update Project Confirmation - Review of the Draft General Plan update and seeking any changes in the document for the preparation of the Environmental Impact Report (EIR)

Laura Webster, Senior Planner, presented the staff report and requested Council direction as to specific issues listed on page 22 of the report.

Discussion regarding what is being addressed in the General Plan tonight. It was concluded that Council is not approving the General Plan tonight. Staff is seeking direction from Council on policies to go forward with the environmental review. There will be two other opportunities for public comment when the Plan comes back to the Planning Commission and City Council.

Mayor Hill opened the public hearing at 8:00 p.m..

Councilmember Magnuson spoke about his concerns related to fire protection and the fact that the citizens in the Loomis Fire Protection District elected not to furnish fire protection. He would like those concerns noted in the EIR and how it might affect the City and the City's response to its citizens.

Julie Huff, United Auburn Indian Community, read and submitted a letter dated January 25, 2005, from the Indian Community regarding preservation of Clover Valley.

Elaine O'Deegan, 3210 Midas Avenue, representing the Clover Valley Foundation stated its commitment to preserving the irreplaceable landscape that exists in Clover Valley. She suggested people read the Sacramento Bee article

related to Clover Valley. She also commented on the proposed road across Clover Valley. Councilmember Yorde asked if the City abandoned the road how people would have access to the valley? Ms. O'Deegan responded that Clover Valley should be left preserved, there should be no road at all.

Duane Wilson, 4020 Silver Star Court, spoke to the Clover Valley road issue and stated that it would serve the citizens of Lincoln and not the citizens of Rocklin. In terms of developing Clover Valley, it could be turned into an educational park. There are a lot of uses for it in terms of public access, but you don't have to have access by automobile. He concluded that it is an unnecessary road for the citizens of Rocklin.

Richard Schultz, 4009 Argonaut Avenue, commented on the following five items: 1) removal of the Argonaut overcrossing from the General Plan; 2) impact fees for the overcrossing, exchange those impact fees for other road items or other items; 3) the Yankee Hill subdivision; 4) the status of the Summit project; and 5) provide circulation relief and limited safety and emergency access by i) not developing the Summit, ii) not developing Clover Valley, and iii) not having the extension.

Marcus LoDuca, Sandberg, LoDuca & Allen, 3300 Douglas Boulevard, representing the Mousalina family, the owner of the Summit property, addressed the Argonaut extension. Mr. LoDuca asked Council to support the General Plan Advisory Committee's and Planning Commission's recommendation to delete the extension.

Gene Johnson, 5200 Fifth Street, asked if there was a proposal by staff that Rocklin Road be extended through Johnson Springview Park? Mayor Hill responded that the present General Plan has a road extension. The discussion tonight is should the road stay in the Plan or should it be taken out of the Plan. Mr. Johnson stated the road should be taken out.

Bill Mitchell, 3935 Clover Valley Road, owns 10 acres at end of Argonaut and urged the Council not to adopt the Argonaut extension. The extension would take 2 acres out of his 10 acres. He believes there is an error on Table A, Argonaut Avenue, 6,900 trips is not an acceptable figure and that with the extension the figure goes down to less traffic than we have today.

Councilmember Magnuson asked Mr. Mitchell if he requested a change to the density on his property? Mr. Mitchell asked staff to zone it to something comparable in the City. If he has a choice between leaving it there and the extension of Argonaut, he will leave it at 10 acres.

Sherri Abbas, Planning Services Manager, reported there is a typo in Table A. The number should be 3,900 not 6,900.

Doug Brewer, 2216 Live Oak Court, commented on the open space conversation and recreation elements of the General Plan. He believes the City needs to provide much more specific policies with regard to protecting the current open space and setbacks from creeks. He suggested the City consider consulting with the professor at Sierra College with regard to paleontological resources. He stated the General Plan did a good job on addressing parks.

Mike Murphy, 5503 Butte View Court, addressed Clover Valley and extension issues. He stated he is most concerned about eminent domain.

John Ravey, 3632 Clover Valley Road, would like the Rocklin Road extension taken out of the General Plan for the following two reasons: 1) safety issues with traffic backing up, and 2) a road cutting through a park that is a safe place for kids doesn't make sense. On an unrelated matter, he asked Council to reconsider allowing applause as it is a freedom of speech.

There being no further public comments, Mayor Hill closed the Public Hearing at 8:45 p.m. and called for a recess.

Mayor Hill reconvened the meeting at 8:55 p.m.

Mayor Hill stated the Council will address the list on page 22 of the report as follows:

1. Land Use Modifications

Councilmember Lund agreed with the recommendation of the Committee and the Planning Commission with the change as proposed by staff on 9.A. Councilmember Magnuson agreed.

Mayor Hill declared a consensus of the Council as to the Land Use Modifications.

2. Argonaut Overcrossing

Councilmember Yorde supports keeping the overcrossing in the General Plan with egress only. He stated Yankee Hill needs another source of access and that is the logical point of contact.

Councilmember Storey supports taking out the overcrossing. The opportunity is lost for all developers to pay. A bridge and a railroad crossing on one street that is not a main feeder street is cost prohibitive.

Councilmember Magnuson supports taking out the overcrossing. The proponent asked to delete the bridge and that was a main reason the bridge went in; it was

out of discussions for the Summit and Clover Valley. If they can find another way in and out without tapping onto Argonaut, he agrees with deleting the overcrossing.

Councilmember Lund supports taking out the overcrossing. It is not right to put the cost on one developer. She doesn't believe any particular project should have its roads in the General Plan.

Mayor Hill agreed as well.

Mayor Hill declared a majority consensus of the Council as to deleting the Argonaut Overcrossing from the General Plan. He also confirmed that the Council isn't making a decision tonight on the Summit. Staff needs to consider that and come back at some future time.

3. Rocklin Road Extension

Councilmember Magnuson supports keeping the extension in the General Plan. No one knows what the traffic patterns will be in 15-30 years. He would like to reserve that for a future Council's decision when the need arises.

Councilmember Lund supports taking the extension out. It doesn't make sense to put a road through Johnson-Springview Park.

Councilmember Storey supports taking the extension out. A road through a park would create safety issues. He sees it as creating more of a traffic problem if it were extended.

Councilmember Yorde supports taking the extension out. The proposed road is city-owned property. If somewhere down the line the City wanted to put the road in they could always do that. There is no need to keep it in for the foreseeable future.

Mayor Hill supports taking the extension out. Whitney Boulevard was planned in 1962 when people were allowed to have driveways out on to major streets and that is not a street to put more traffic on.

Mayor Hill declared a majority consensus of the Council as to taking the Rocklin Road extension out of the General Plan.

4. Clover Valley Parkway

The following three options exist as to the Clover Valley Parkway:

1. Take the parkway out completely;

2. Create a 4-lane connection between Park Drive and Sierra College Boulevard; or
3. Create a 2-lane connection.

Councilmember Magnuson supports the parkway with 4 lanes. When the North Rocklin Traffic Study was done, one of the findings was the City needed a connector road between Sierra College and Highway 65. He still feels that is appropriate.

Councilmember Lund supports the parkway with 2 lanes and bike/pedestrian access. She disagreed with Mr. Wilson's statement that the parkway will serve Lincoln citizens and not Rocklin citizens.

Councilmember Storey supports the parkway with 2 lanes, adequate stacking distance, and a wide path for bicycles, jogging path, and stroller path. He suggested that more study go into how the parkway meets with Sierra College. He is concerned about the traffic impacts right as the roads meet. He doesn't agree that 300-500 feet is adequate stacking distance.

Councilmember Yorde supports the parkway with 2 lanes. He believes if the City puts 4 lanes in, it will take the place of what should be a State responsibility of bringing traffic from Bickford Ranch or Highway 193 to Highway 65. That traffic should not go through on Rocklin roads.

Mayor Hill supports the parkway with 4 lanes.

Mayor Hill declared a majority consensus of the Council as to keeping the Clover Valley Parkway in the General Plan with two lanes. He requested staff to look into the stacking distance.

5. Delineation of the Mall Road

Brief discussion on changing the name of the Mall Road to the Dominguez Road extension.

Mayor Hill declared a consensus of the Council to identify the Mall Road as the Dominguez Road extension henceforth.

6. Level of Service Policy C-9

Mayor Hill explained that the General Plan Advisory Committee had a long discussion about level of service and the fact that the Committee didn't want to allow just a general blanket permission for road segments to operate at anything other than Level C, but it recognized that certain roads in Rocklin are near the freeway or are impacted by other cities and that the City doesn't have control over

them. There may be times that the City will get those impacts before the Capital Improvement Plan can actually put a project on the ground to alleviate or mitigate the impacts. The Committee recommended that if it wasn't in the first five year regional planning cycle then it had to be within the next two years (seven years). The Planning Commission had a concern with seven years. They have recommended some additional wording trying to achieve the same thing without letting it go on too long. The wording is acceptable to Mayor Hill.

Mayor Hill declared a consensus of the Council which agreed with the language as prepared by staff relating to the Level of Service Policy C-9.

7. Open Space Action Plan Item – Creek Setbacks

Discussion regarding the need for additional clarification in the language relating to creek setbacks. The language in the general plan policy allows for encroaching into setbacks, but only upon a showing of “no economically viable use” of the property. Councilman Storey asked for a definition or clarification of “no economically viable use.”

Mayor Hill directed staff to come up with additional language clarifying the policy.

8. Requested Modification to Land Use Policy LU-23 (Gating of Subdivisions) – Consider public and Planning Commission recommendations.

The General Plan Advisory Committed recommended prohibiting gated roads into subdivisions unless it could be shown that the gated road would not adversely affect vehicular, bicycle or pedestrian circulation.

Councilmembers Yorde, Storey, Lund, Magnuson and Hill support prohibiting gated subdivisions.

Mayor Hill declared a consensus of the Council prohibiting gated subdivisions.

9. Other General Plan Goal and Policy Modifications (Staff edits and any others proposed by Councilmembers)

Councilmembers Magnuson and Storey stated the changes were all good.

Mayor Hill declared a consensus of the Council as to the modifications.

10. General Plan Text or Figure Modifications (Staff edits, brief discussion of the Downtown Plan, expanded cultural resource discussion (Clover

Valley), additional narratives regarding the needs of seniors, and any others proposed by Councilmembers)

Councilmember Storey stated this is a General Plan about the City, it is not meant to get so specific in any one area that we define everything we are going to do.

Councilmembers Lund and Yorde agreed.

Councilmember Magnuson agreed, but didn't want to comment on the cultural part of Clover Valley.

Discussion on the descriptive portions of the General Plan.

Mayor Hill stated the goals and policies are written generally for everybody. He directed staff to keep it that way without specifics. He doesn't want the descriptive part of the General Plan to include a description for every area.

Councilmember Magnuson questioned calling it Clover Valley Lakes instead of the Clover Valley Area.

Councilmember Lund responded that Clover Valley Lakes is separate and Clover Valley is in with Mission Hills. Clover Valley should be part of the Clover Valley Lakes Planning Area and not Mission Hills.

Mayor Hill asked if there would have to be a lot of reanalysis done to accomplish that?

Sherri Abbas responded that it just changes the map and the text description.

Mayor Hill directed staff to change the map and text description.

Mayor Hill asked Council if there are any comments on the public hearing.

Councilmember Storey acknowledged Mr. Brewer's comments regarding open space. He suggested more description as to what the policy is on open space, an acknowledgment of the open spaces the City has, or a percentage of open space as currently planned, and what the City strives to obtain.

Councilmember Lund acknowledged a citizen's request for clarification on OCR3. She suggested more description to that as well.

Sherri Abbas stated the General Plan is meant to be a real general policy oriented document without a lot of detail. There are other tools used to implement those policies. Also, a lot of those things will show up in the Action Plan. Staff will take a look at it.

Councilmember Lund referenced p. 4.C-6, existing public transit services, and suggested adding commuter bus service language.

Councilmember Magnuson addressed Mr. Ravey's comment on applause and stated it is not allowed because it intimidates people.

Terry Richardson asked if Council desired staff to bring back the language regarding Clover Valley and seniors in a report?

Mayor Hill responded that it doesn't need to come back to Council. Council would like some additional discussion very carefully added on the cultural in Clover Valley. No changes on seniors.

17. CDBG - Grantee Performance Report for Community Development Block Grants (CDBG)

Terry Richardson, Community Development Director, presented the staff report summarizing the status on the various Community Block Grants.

Mayor Hill opened the public hearing at 9:45 p.m.

There being no public comments, Mayor Hill closed the public hearing at 9:45 p.m.

Motion to approve by Councilmember Lund, seconded by Councilmember Magnuson. Passed by the following vote:

Ayes:	Lund, Magnuson, Storey, Yorde, Hill
Noes:	None
Absent:	None
Abstain:	None

RESOLUTIONS

18. Resolution No. 2005-19 of the City Council of the City of Rocklin Approving and Authorizing the City Manager to Execute a Consultant Services Agreement (Munifinancial/ Building Division User Fee Study)

Motion to approve by Councilmember Magnuson, seconded by Councilmember Yorde. Passed by the following vote:

Ayes:	Magnuson, Yorde, Lund, Storey, Hill
Noes:	None
Absent:	None

Abstain: None

BID ACTION

19. Resolution No. 2005-20 of the City Council of the City of Rocklin Awarding the Bid for the Rocklin Sunset Center Flooring Replacement

Motion to approve by Councilmember Magnuson, seconded by Councilmember Storey. Passed by the following vote:

Ayes: Magnuson, Storey, Lund, Yorde, Hill
Noes: None
Absent: None
Abstain: None

REPORTS FROM CITY OFFICIALS

20. Front Street Heritage Park Committee Interim Report - Pete Guisasola
21. Contract for Phase One Environmental Study - Pete Guisasola

Pete Guisasola presented the staff report on the activities of the Front Street Heritage Park Committee and the Phase One Environmental Study. He requested Council review the plan. If Council approves the plan, the recommendation is to move forward with the first phase which includes an implementation plan, preparation of plans and/or studies, a projected timeline for completion, a funding plan and a maintenance plan.

Mayor Hill declared a consensus of the Council to approve Phase 1 of the plan.

22. Letter to California Supreme Court/Re: *Pocket Protectors v. City of Sacramento* - City Attorney

Councilmember Lund brought this item back from SACOG. The recommendation is to take no action.

ANNOUNCEMENTS/BRIEF REPORTS

23. Councilmember Lund reported that the SACOG Retreat is being held in Rocklin, Friday, January 28 at the William Jessup University.

FUTURE AGENDA ITEMS

24. None.

REDEVELOPMENT AGENCY ACTION

25. Resolution No. 2005-262 of the Redevelopment Agency of the City of Rocklin Authorizing the Executive Director to Execute the Program Supplement Agreement No. 005-M to Administering Agency - State Agreement for Federal Aid Projects (No. 03-5095) for Construction of the Rocklin Road Pedestrian Crossing Project No. STPLER-5095(006)
26. Resolution No. 2005-263 of the Redevelopment Agency of the City of Rocklin Authorizing the Executive Director to Execute the Program Supplement Agreement No. 006-M to Administering Agency - State Agreement for Federal Air Projects (No. 03-5095) for Construction of the Safe School Route Phase III Priority Area 1 Project No. CML-5095(007)

Motion to approve Items 25 and 26 by Agency Member Magnuson, seconded by Agency Member Storey. Passed by the following vote:

Ayes: Magnuson, Storey, Lund, Yorde, Hill
Noes: None
Absent: None
Abstain: None

27. Resolution No. 2005-264 of the Redevelopment Agency of the City of Rocklin Approving Pipeline Extension Agreement No. 2177 with Placer County Water Agency (PCWA) for Civic Center Area Roadway Improvement Project

Motion to approve by Agency Member Lund, seconded by Agency Member Magnuson. Passed by the following vote:

Ayes: Lund, Magnuson, Storey, Yorde, Hill
Noes: None
Absent: None
Abstain: None

28. Resolution No. 2005-265 of the Redevelopment Agency of the City of Rocklin Approving Change Order No. 4 on the Rocklin Multimodal Train Station (Westcon Construction Corporation)

Motion to approve by Agency Member Magnuson, seconded by Agency Member Yorde. Passed by the following vote:

Ayes: Magnuson, Yorde, Lund, Storey, Hill
Noes: None
Absent: None
Abstain: None

29. Report from Executive Director

None

ADJOURNMENT

30. Redevelopment Agency Meeting Adjourned at 9:58 p.m.

31. City Council Meeting Adjourned at 9:58 p.m.

Deputy City Clerk

APPROVED:

Peter Hill, Mayor